

UPPER HANOVER TOWNSHIP BOARD OF SUPERVISORS

MEETING MINUTES

TUESDAY, JUNE 14, 2022

Board of Supervisors Chairman Steven R. Rothenberger called the meeting to order a 7:00 PM at the Upper Hanover Township Building, 1704 Pillsbury Road, East Greenville, PA and led in the salute to the flag. Present for the meeting were Vice-Chairman Ben Fiorito, Assistant Secretary Dorothy Diehl (attended via telephone), Supervisor Stefan Laessig and Supervisor Timothy Woodward. Also present were Township Solicitor Joseph Bresnan, Esquire, Township Engineer John Weber, Township Manager Anne Klepfer and Road Department Supervisor Jayme Benfield.

Citizen Comments (non-agenda items)

A resident from 754 Victor Drive asked if the Township was aware of the helicopters that were flying over Upper Hanover for an extended amount of time disturbing the peace and creating a disturbance? She stated that no one she spoke to seemed to know who was behind the helicopters or what they were doing. Chairman Rothenberger responded that prior to the Meeting the Township Manager alerted him that another resident determined it was PP&L installing lightening retarders on the high-tension lines. The Township was notified about tree trimming but not about the lightening retarder installation project. The resident asked the Board to contact PP&L and request public notification before starting such a project in the future as residents didn't know if they were police helicopters searching for a fugitive or if there was some other emergency.

Special Business

- A. **Resolution No. 2022-35:** A Resolution Recognizing William V. Brant, Jr. For Five Years of Service on the Upper Hanover Township Road Department. **Motion** by Mrs. Diehl and **second** by Stefan Laessig. Resolution **adopted unanimously**.
- B. **Resolution No. 2022-36:** A Resolution Recognizing Thomas Latshaw for over 45 years of service and congratulating him on his retirement. Chairman Steven R. Rothenberger read the resolution into the record and presented a framed version of it to Tom Latshaw. Mr. Latshaw was congratulated and thanked for his service to the Upper Hanover Township community by the entire Board of Supervisors. **Motion** by Ben Fiorito and **second** by Steven R. Rothenberger. Resolution **adopted unanimously**.

Approval of the Minutes

May 10, 2022: Tim Woodward **moved** to adopt the May 10, 2022, Meeting Minutes. The motion was **seconded** by Stefan Laessig. **Unanimously approved 5-0**.

April 23, 2022: Tim Woodward **moved** to amend the April 23, 2022, Meeting Minutes to reflect the following action by the Board. The motion was **seconded** by Stefan Laessig. **Unanimously approved 5-0**.

Kershner Subdivision, 65 dwelling units in Redhill Borough with open space in Upper Hanover Township: The Kershner Subdivision Request for Waiver of Land Development for the open space portion of the project in Upper Hanover Township was approved with conditions by **motion** of Stefan Laessig, **second** by Tim Woodward and by a **unanimous 5-0 vote**. The conditions are: signage and a rope line demarking

the end of the development/open space along the northern/western property line; a note on the Record Plan and a written disclosure included in the HOA Declarations indicating the proximity of the Gun Club property; a physical barrier at the termination of the former R.R. right-of-way (Perkiomen Trail) at the north western property line; a note on the Record Plan indicating that the Open Space is to be owned and Maintained by HOA and that it is deed restricted from further subdivision.

Monthly Invoices

Ben Fiorito **moved**, and Stefan Laessig **seconded** to approve the June 14, 2022, Bills List for Payment, and the previous monthly bills for payment. The motion **carried 5-0**.

Monthly Reports

Treasurer's Report – The Treasurer's Report was entered into the Record.

State Police Report – There were a total of 153 incidents, 148 Police Incidents and 5 Traffic Stops.

Building Inspector Report—The Building Inspector's Report was entered into the Record.

Fire Marshal's Report—In addition to the regular Monthly report, Mr. Shade submitted a summary of a Hazmat Call on Pillsbury Road. Mr. Shade followed up on the incident and made sure that the Township would be notified directly in the future of any other incidents on Pillsbury Road. The Board expressed appreciation for Mr. Shade's response and follow-up.

Road Report – Mrs. Klepfer introduced Jayme Benfield, the newly hired Road Department Supervisor, who was welcomed by the Board. Mr. Benfield summarized his report which was highlighted by the resurfacing of East Buck Road scheduled for June 27, weather permitting.

Public Hearings

- A. **Public Hearing** for ASA Application of James & Sherry Scheick. Two parcels, 6.99 acres located at 1013 Hosensack Road, Palm, PA 18070 and 12.00 acres located at 1008 Stoudt Road, Palm, PA 18070. Resolution No. 2022-37. **The hearing was opened on the record being recorded by a court reporter and continued until July 12, 2022, due to the fact that the applicant failed to attend the hearing.**
- B. **Public Hearing** for Conditional Use Approval for Lisa Egolf Stitt. Approval sought for the construction of a 960 SF detached garage at 3711 Layfield Road within the R-1 Agriculture Low Density Residential District on a 39,909 SF lot. The hearing was opened on the record being recorded by a court reporter. The applicant testified that the garage would only be used for residential purposes and that French drains and an absorption pit were planned to control stormwater runoff. Tim Woodward **moved** and Dottie Diehl **seconded** a motion **to approve** the Stitts Conditional Use with conditions agreed upon by the applicants. **The motion carried unanimously.**
- C. **Public Hearing for Consideration of Zoning Amendment Ordinance No. 2022-02** to Repeal the Township Rooftop Solar Panel Regulations. If the Ordinance is adopted, the Township would defer to new approximately similar criteria set forth in the Building Codes that collectively make up the Pennsylvania Uniformed Construction Code, Section 841(A) remains in full force and effect. **The hearing was opened on the record being recorded by a court reporter.** There were no questions from the Board of Supervisors. Resident John Warren asked when the ordinance

would go into effect. Mr. Bresnan answered five days. Stefan Laessig **moved** to adopt Ordinance No. 2022-02. Mr. Fiorito **seconded** the motion. The motion was **approved unanimously**.

Planning and Zoning – Mr. Bresnan

- A. **Resolution No. 2022-38:** A Resolution Granting Conditional Preliminary/Final Plan Approval of the Wassmer Ventures/Artisan Display Land Development Application: 1239 E. Sixth Street in Upper Hanover Township and Red Hill Borough. **Motion** by Ben Fiorito to adopt Resolution No. 2022-38. **Seconded** by Stefan Laessig. Motion was **unanimously approved**.
- B. **The Loft at Sweet Water ZHB Application**, 2554 Geryville Pike, Special Exception & Dimensional Variance (front yard setback) – **June 28th** Hearing Date. The Board took no position or action to intervene.
- C. **Christopher Weikel ZHB Application**, 1033 Church Road, Dimensional Side-yard Variance to locate a Pole-Barn 30' from the property line instead of the 40' requirement – **June 28th** Hearing Date. The Board took no position or action to intervene.

Committee Reports

- A. Budget and Finance Committee – Mr. Fiorito
 - 1. **Investment Policy & 2022 Investment Strategy.** Mr. Fiorito explained the investment options offered by Pennsylvania Local Government Investment Trust [PLGIT]. The interest rates for the PLGIT's Term Product are significantly higher than the current rates for Certificates of Deposit or Money Market products available to the Township from traditional banks. PLGIT-Term is available for short-term periods such as 60 Day, 90 Days, Six Months or 12 Months. Unlike Bank Products for amounts of \$250,000 or less, the PLGIT-Term investments are not FDIC insured. Although the risk is higher, the investments are governed by Pennsylvania Act Ten and risk is mitigated by short-term products and the limits imposed by Act 10. PLGIT is endorsed by the Pennsylvania State Association of Townships. Mr. Fiorito said he authorized the Township Manager to use the proceeds from two CDs that matured earlier this year and were currently invested in a Money Market Account and purchase 90 Day PLGIT – Term products. Mr. Fiorito said he and the Manager will continue to monitor and evaluate CD and Money Market rates for future investments, but at this time, he is recommending continuing to invest in PLGIT-Term. Board members expressed some concern about the increased risk but were okay with the short terms.
- B. Personnel Committee – Mrs. Diehl and Mr. Woodward
 - 1. **A Safety Boot Allowance** similar to what other municipalities provide is recommended by the Personnel Committee. Mr. Woodward **moved** to authorize an annual Boot Allowance of \$200.00 for each full-time Road Department employee. The motion was **seconded** by Stefan Laessig and was **approved** unanimously.

- C. Open Space, Parks and Recreation Committee – Mr. Laessig
 - 1. **Resignation of Cathy Fried** – Stefan Laessig **moved** to accept the resignation of Cathy Fried. Motion was **seconded** by Tim Woodward with regrets and was **approved unanimously**.
 - 2. **Appointment of Danielle Zifra (Carl) to Park Board**. Ms. Sifra introduced herself and confirmed her interest in serving on the Park Board. **Motion** by Stefan Laessig and **second** by Tim Woodward to appoint Danielle Zifra to the unexpired term of Cathy Fried. **The motion carried unanimously**.
 - 3. **Eagle Scout Exercise Circuit Project Update** – Stefan Laessig reported that the Eagle Scout is researching alternative products because the original product he proposed has been discontinued. The project is moving forward with minor adjustments that the Park Board is assisting him with. The process has helped everyone understand the Eagle Scout Project requirements and process better.
- D. Regional Planning and Planning Committee – Mr. Rothenberger entered the report provided by William Kalb into the record.
- E. Sewer and Water Committee – Mr. Fiorito reported that Knoll Intenational is actively in discussions about connecting to public sewer.
- F. Bridge and Road Committee – Mr. Fiorito and Mr. Rothenberger
 - 1. **Engineering Consultant Selection for St. Paul’s Church Road Bridge**. Five quotes were received. The least expensive proposal is From Gilmore & Associates. Mrs. Diehl **moved** to accept the proposal for design services from Gilmore & Associates based on their proposal for design services for \$226,668.00. The motion was **seconded** by Ben Fiorito and was **approved unanimously**.
 - 2. **Resolution No. 2022-39 Summer Road Department Hours**. **Motion** to approve Resolution No. 2022-39 made by Ben Fiorito and **seconded** by Tim Woodward. Motion **carried** unanimously.
 - 3. **Truck Repairs- Motion** by Tim Woodward to approve E.M. Kutz Inc. option #2 for \$4,980.00 to repair the Truck Rails on the 2012 Mack Truck. **Motion** seconded by Ben Fiorito and **approved unanimously**. The Board also discussed getting Co-Stars quotes for replacing Truck #8 and the Ford F550.
 - 4. **Public Safety Committee** – Mrs. Diehl and Mr. Woodward had no report this month.

Township Engineer’s Report – Mr. Weber

- A. **Ott’s Road Bridge Bid** – **Motion** by Stefan Laessig to make preliminary award of the Ott’s Road Bridge Contract to Bi-State Construction Co., Inc. for \$1,139,574.60. Motion was **seconded** by Tim Woodward and **approved unanimously**.
- B. **1000 Stevie Lane** – The Board considered a request by the property owner to construct a swale approximately 30’ through the Township’s adjacent property to improve drainage at 1000 Stevie Lane. The Board said they would consider an agreement subject to the property owner agreeing to maintain the swale, be responsible for E&S Provisions and pay for the legal fees to prepare and record an agreement. Mr. Neith agreed to these conditions.
- C. **Code Enforcement** – 2307 E. Buck Road. Mr. Weber reported that the property owner has responded to notices of enforcement and LTL is working to achieve voluntary compliance.

Township Manager Report – Mrs. Klepfer

- A. **Hunter Access Program Renewal** – Mill Hill Properties. Stefan Laessig **moved** to authorize renewal of the Hunter Access Program for the Mill Hill Preservation properties. Motion was **seconded** by Dottie Diehl and was **unanimously approved**.
- B. **Consortium Salt Bid** – Tim Woodward **moved** to authorize participation in the Montgomery County Consortium of Municipalities Annual Salt Bid. The motion was **seconded** by Ben Fiorito and **unanimously approved**.
- C. **Tax Refunds Approved/Ordered in 2022**
 - 1. Reifinger Charles & Delores, 519 W. Fifth Street \$62.00
 - 2. Moran Eugene S. & Jennifer A., 2522 Brooke Road \$277.00

Motion by Ben Fiorito and **second** by Stefan Laessig to approve the Tax Refunds for Charles and Delores Reifinger and Eugene S. and Jennifer A. Moran. Motion **carried unanimously**.

Township Solicitor's Report

Mr. Bresnan reported that the Acorn Lofts project is back on track and will be resubmitting.

New Business – None

Meeting Announcement & Adjournment

- A. Next Meeting is July 12, 2022
- B. Adjournment – Stefan Laessig **moved** to adjourn at 8:45 PM. Tim Woodward **seconded** the motion, and the meeting was adjourned.

Respectfully Submitted,



Anne W. Klepfer

Township Secretary